

COMMUNITY PRESERVATION COMMITTEE

Meeting of Thursday, December 19, 2013
TOWN HALL

I. ADMINISTRATIVE BUSINESS

Quorum/Attendance: Chairperson, Jeff Lucas; Vice Chairperson, Frank Rezendes, William Markey, Cynthia McNaughten, Terrence Meredith, Ann Richard, Jay Simmons and James Souza.

Absent: Janine Peccini

William Roth was also in attendance.

Acceptance of Minutes: Cynnie McNaughten asked for an amendment to the minutes of November 14, 2013, whereas on page 2, she didn't clearly remember that she stated that line.

William Roth said he would take it off the minutes.

Jeffrey Lucas also asked for an amendment to page 3 to reword, 'the balance is'.

With the amendments, Ann Richard made a motion to approve the minutes of November 14, 2013 and was seconded by Terrence Meredith. The motion passed unanimously.

CPC Bills:
None

II. FY 2015 CPC APPLICATION REVIEWS:

Town Hall Sidewalk Restoration Project:

Jeffrey Osuch explained the Town Hall brick sidewalk restoration project. He said his narrative was broken down by the sides of the buildings, he said it could be done in segments at the Town Hall west side is the worse.

Jeffrey Lucas asked if there was an order which he wanted to see it done.

Mr. Osuch said there was no significant order and that they could pick and choose depending on available monies and what they wanted to dedicate to the project.

Mr. Lucas said that he was concerned about the water drainage on the sidewalks.

Brief discussion from Architect, Joe Booth on how the sidewalks would be done to make sure that the drainage isn't affected.

Mr. Booth stated the crosswalks would be near corners, not on the corner because of the catch basins.

Jay Simmons asked when they were looking to start the work.

Mr. Osuch stated the Summer of 2014; and it would take 6-8 months to do all the work.

Millicent Library – Exterior Restoration Project Phase I:

Debbie Charpentier handed out a revised narrative with a different request amount for this project. She said they went in and reviewed the project to prioritize what needed to be done. Ms. Charpentier said they wanted to repoint 100% of the granite.

Joe Booth stated that the terra cotta is starting to crack because of water getting behind it. He said they did a test on the East side of the tower and it was amazing how much the terra cotta cleaned up. He said it was a wise move to repoint and reglaze the Terra Cotta.

Ms. Charpentier said that the work would be done in phases. Phase 1: the front of the building: Phase 2: West Side & Phase 3: would involve the back.

Jeffrey Lucas asked if they wanted to do all of the Terra Cotta on the whole building.

Joe Booth stated no, only in phases.

A brief discussion on the thickness of the brick.

Jeffrey Lucas said he was surprised that they don't use weather proof caulking.

Ms. Charpentier said that the caulking fails.

Ann Richard asked if there were any matching funds available to them, perhaps from endowment or historic grants.

Ms. Charpentier said they have no endowment funds and that the Mass. Historic Commission has no grant funding currently available.

Paul Kitchen stated that the Mass. Historic Commission also doesn't release funds till September.

Cynnie McNaughten asked how the addition was funded in 1968.

Ms. Charpentier said the Roger descendants.

Ms. McNaughten asked a question on the narrative, #7 that she was confused on how it read. She said it said, "missing parts."

Mr. Booth confirmed it should read, "there are missing parts."

Fairhaven High School – Window Restoration:

Paul Kitchen said that he spoke to a local painter who has made him feel more comfortable with the funding amount. He said he has put the bid out and expecting them back by January 3, 2014. He said the windows are located in the South, West, and East elevations. He does anticipate that the School Committee would match any difference in the bid price with Trust Funds.

Mr. Kitchen said the project entails getting it down to bare wood; preserve, repair and repaint. He thinks it could be done next summer.

Fairhaven Historical Commission – Academy Window Shade Project:

Dave Despres gave some background on the projects that have been done in the past. He said they installed storm windows a few years ago and that the window shades are at least 30-40 years old. He said they have gotten 3 estimates on heavy duty green shades to do all the windows, preserving of the interior.

Ann Richard stated that at the last meeting there was a discussion that the Committee wasn't sure if this type of project would qualify and asked Mr. Roth if he got any further information.

William Roth handed out, per Mr. Lucas an information sheet to Committee members to see if the project would qualify.

Mr. Despres said that it was going to be used to preserve the interior of the building and they currently are using sheets.

Jeffery Lucas said that in his mind because they said preserving the 'interior' of the building it would make it a fundable project.

William Roth suggested they supplement their application and put detail of artifacts that the building has inside.

Brief discussion ensued to add supplements to their application.

Jay Simmons asked aren't shades part of the interior of the building.

William Roth stated the shades aren't preservation of the building per se, he reviewed the flow chart of 'Qualifying Historic Projects for CPA funding.'

Fairhaven Historical Commission – Fire Protection Building Phase II:

Dave Despres explained there are some open projects in the Fire Protection Building that need repair especially the windows and flooring. He explained what has been done on the outside.

Mr. Despres told the Committee that there are 2 old fire engines stored on the ground floor and then upstairs they wanted to put some artifacts of the old Fire Engine station upstairs.

Cynnie McNaughten asked what the upstairs anticipated use would be if not accessible.

Mr. Despres stated the goal would be to make the 1st floor accessible, and make it look like it did as an earlier firehouse.

Discussion of replace/repair and restoration vs. renovation.

Jeffrey Lucas said they would have to replicate what was there and he was concerned if this project meets the criteria.

Ann Richard expressed that she has never been inside the building.

The Committee agreed on doing a field trip to the building, located behind Minerva's Pizza on Spring Street on Saturday, December 28, 2013 at 9:00 a.m. All were invited to attend.

William Roth reviewed the project with the Committee:

- #1 – clearly qualifies
- #2 – Wording needs to be revised.. "comparable vintage door"
- #3 – Not sure if this would qualify, need to make judgment call after visiting
- #4 – Would not qualify
- #5 – Painting & Priming would qualify
- #6 – Would qualify

Sconticut Neck Crossing Safety Project and Fog Line Striping Project:

Bikeways Committee Chairman, Ken Pottel, Geoff Sullivan and Joyce Barons were present to speak on the project on behalf of the Bikeways Committee.

Mr. Pottel explained that they were looking to install these concrete units that are operated by Solar that flashes on both sides, making the crosswalk safer. He said it would slow down cars and bikers for safety of crossing. He said that there are many down Cape Cod that have been highly successful.

Geoff Sullivan stated that maintenance is almost none, it's a pre-form cylinder. Pretty simple, and the battery last 8+ years.

Mr. Pottel said that the 2nd request is to add fog lines, which would slow down traffic at the crosswalk. He said that BPW & the Chief of Police have endorsed the project.

Ann Richard asked if any other state approval was needed because it's the road.

William Roth said no; BPW has to approve it and they have.

Ann Richard said that at a previous meeting they had discussed the neighbors in that area and wondered if the Committee has talked to any neighbors or notified them because there is going to be a flashing light.

Mr. Pottel said that it's not intrusive and he didn't think they had to talk to the neighbors. He said he knows some of the neighbors in that area and wasn't opposed to speaking to them.

Geoff Sullivan said that it only flashes when a biker approaches and cross. He said the sensor picks up motion and flashes a yellow light sensor for only the biker.

Jeffrey Lucas said this was a major road in Town and there is a lot of activity there. He said he would've liked to have seen public outreach to make the townspeople aware. Mr. Lucas went on to say that the problem with that road is the width and he thinks it's a worthy cause, but part of a bigger problem.

Mr. Pottel stated they are going to monitor it and see how it goes.

Brief discussion on the requested amount.

Brief discussion on the fog lines and that would not be fundable and is more of a BPW project and should be done by them.

Ann Richard stated her only concern was that eventually there would have to be a stop light there and she wondered if there had been any discussion with BPW or the Police Chief about that.

Mr. Pottel said there had been some discussion about configuration or bumping out to narrow the lane.

William Roth stated that from his experience and understanding a light would not go there because it's close proximity to the light at Route 6. He said there has been some discussion on narrowing the road and possibly a dedicated turn lane.

Discussion ensued.

Mr. Pottel stated also that the crosswalk would be painted as well.

Frank Rezendes said his concern is that it may be a false sense of security.

Mr. Pottel said that the cyclist would see a red light when approaching and the car would see a flashing yellow.

Town Hall Table Restoration Project:

Al Benac shared colored pictures of the table to the Committee. He said the table is currently in the attic in Town Hall and he was made aware of it by Frank Fostin. He has gotten a few estimates to get it

restored and a letter from the Historical Commission confirming it's historically significant to the Town. He got an estimate from Glasier Glass as well for good quality glass to cover it.

Terrence Meredith asked where he would like put it.

Mr. Benac said he would like to see it, of course, in Town Hall. He original thought the auditorium, but maybe where the "Spray" is right outside of the East Room.

William Roth suggested maybe the main floor, opposite the time capsule.

Mr. Benac said his main theory was to get it back to looking the way it was and having it exposed. He commented it's a beautiful piece.

Jeffrey Lucas to Mr. Roth asked about the letter from the Historical Commission and questioned if perhaps the letter needs to be a little more detailed.

William Roth stated that the letter is explanatory enough. He stated the letter states that the Historical Commission voted and agreed it is indeed a historical artifact significant to the Town.

Frank Rezendes asked about its origin.

Mr. Roth said it is a very similar piece to the pieces of furniture at the Unitarian Church.

Livesey Skate Park Rehabilitation Project:

Ann Richard spoke about the project, reviewing her report. She said it was an estimated cost of \$60,000 and the scope of the project was to replace and rebuild more than half of the existing skate park.

Ms. Richard said they have raised about \$3,000, which they've already spent \$1,000 for repairs. She stated they were going to recycle some of the parts and that the site design in the report is just preliminary.

Jeffrey Lucas asked if there was an attempt to get more than one bid.

Ms. Richard said that she spoke to a few different companies but chose this one because they are local (in Wakefield, RI) and the only one that works with the kind of park they have.

Frank Rezendes asked who's responsible for the maintenance.

Ms. Richard said, "BPW."

Ms. Richard said it's come to a point where it's a safety issue. She said that the park has been there since 1990 and originally was built with donations and NFIA fundraisers.

Open Space & Recreation Plan Update:

William Roth discussed that the Open Space & Recreation Plan expires in 2015 and it's a pretty straight forward request. He said it was one of the guiding documents CPC uses. He has spoken to SRPEDD and is requesting \$20,000. Mr. Roth also stated that he will start as soon as July 1, 2014 because it takes approximately a year to process.

Ann Richard asked if an intern would be able to help in any way.

Mr. Roth said he does have an intern through the block grant but can't have them do this. He said he just doesn't have the resources to do this in-house.

Frank Rezendes asked if any other bids were available.

Mr. Roth said he could send it out to bid; however, state law allows the Town to contract directly with SRPEDD and he felt that they know the Town and area the best.

III. OTHER BUSINESS:

1. Review 2013 Annual Town Meeting Report

Cynn timer McNaughten asked for a few grammatical errors to be corrected.

Ann Richard made a motion to approve with errors corrected and was seconded by Terrence Meredith. The motion passed unanimously.

2. Any other CPC business not reasonably anticipated 48 hours prior to the posting of this meeting.

William Roth asked if they wanted to discuss the budget, to which Jeffrey Lucas said they could.

William Roth discussed the CPC Budget, which he anticipated to be between \$450,000 to \$500,000. Mr. Roth went over in detail what options the Committee would have to fund the projects.

Discussion ensued on what could be funded. It was left that Mr. Roth would come to the next meeting with finalized numbers and options for funding.

IV. NEXT MEETING

The next meeting is January 16, 2014 at 6:30 p.m. with the Committee's site visit scheduled for December 28, 2013 at the Fire Building on Sprint Street.

Ann Richard made a motion to adjourn and was seconded by Terrence Meredith. The motion passed unanimously.

Meeting adjourned at 8:20 p.m.

Respectively submitted,

Patricia A. Pacella
Recording Secretary